

\$449,900 - Lot 105- 23689 Dragonfly Ln, Leonardtown

MLS® #MDSM2028150

\$449,900

4 Bedroom, 3.50 Bathroom,
Residential on 0.05 Acres

MEADOWS AT TOWN RUN II, Leonardtown,
MD

Immediate DeliveryBuilder Incentive, BE HOME IN TIME FOR THE HOLIDAYS, Receive \$10,000 in Builder Credit plus \$12,500 in Closing Help OR \$10,000 Builder Credit plus a 2/1 Rate Buydown AND \$5,000 Closing Help with Preferred Lender & Title company. Builder to honor promotional pricing for contracts that close by 12/31/25.

Unit 105 Madison D2: Photos Coming Soon
New Construction: Madison D2 at Meadows at Town Run II 2604 Sq Ft | 4 Bedrooms | 3.5 Baths | 1-Car Garage

Welcome to the Madison D2, a spacious and thoughtfully designed townhome by Quality Built Homes located in the vibrant new community of Meadows at Town Run II in Leonardtown, MD. This 3-level, 2,604 sq ft interior unit offers flexible living space, starting with a main-level entry that opens into a finished rec room or 4th bedroom with a full bath, perfect for a guest suite or home office.

Upstairs, enjoy 9'™ ceilings, luxury vinyl plank flooring, and an open-concept kitchen featuring 42" upgraded maple cabinets, upgraded granite countertops, a large center island, walk-in pantry, and stainless steel GE appliances. The kitchen flows seamlessly into the dining area and oversized family room, with access to a 14x12 maintenance-free deck overlooking your private, fenced-in backyard.



The upper level boasts a spacious owner’s suite with tray ceiling, walk-in closet, and a luxurious ensuite bath with dual vanities and QBH’s signature deluxe tiled shower. Two additional bedrooms, a full hall bath, and a convenient laundry room complete the top floor.

Additional features include: Oversized 1-car garage and 2-car wide driveway, finished and painted garage with drywall, smart home technology with IQ Pro command center, Skybell camera doorbell, and smart thermostat

Low-maintenance exterior with stone-to-grade front (per elevation), sodded yard, vinyl fencing, and landscaping package. Community amenities include sidewalks, recreation center, pool, playground, pickleball, and tennis courts, all in the heart of charming Leonardtown. Photos shown are representative and intended to illustrate a similar finished townhouse.

Built in 2025

Essential Information

MLS® #	MDSM2028150
Price	\$449,900
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Acres	0.05
Year Built	2025
Type	Residential
Sub-Type	Interior Row/Townhouse
Style	Colonial
Status	Active

Community Information

Address	Lot 105- 23689 Dragonfly Ln
Subdivision	MEADOWS AT TOWN RUN II
City	Leonardtown
County	SAINT MARYS-MD
State	MD
Municipality	Leonardtown
Zip Code	20650

Amenities

Amenities	Soaking Tub, Carpet, Built-Ins, Crown Molding, Pantry, Master Bath(s), Walk-in Closet(s), Bathroom - Walk-In Shower, Washer/Dryer Hookup
Parking	Concrete Driveway
# of Garages	1
Garages	Garage - Front Entry, Oversized, Additional Storage Area
Has Pool	Yes
HOA Amenities	Pool-Outdoor, Rec Center, Tot Lots/Plygrd, Tennis Courts

Interior

Interior Features	Floor Plan-Open
Appliances	Dishwasher, Exhaust Fan, Stove, Range hood, Refrigerator, Energy Star Appliances, Stainless Steel Appliances
Heating	Heat Pump(s)
Cooling	Central A/C
# of Stories	3
Stories	3

Exterior

Exterior	Vinyl Siding, Stone
Exterior Features	Gutter System, Sidewalks, Deck(s), Porch(es), Fenced-Rear, Vinyl Fence
Windows	Low-E
Roof	Architectural Shingle
Foundation	Concrete Perimeter, Slab

School Information

District	ST. MARY'S COUNTY PUBLIC SCHOOLS
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Additional Information

Date Listed	November 13th, 2025
Days on Market	3

Zoning

PUD-M

Listing Details

Listing Office

RE/MAX One



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Listing information last updated on November 15th, 2025 at 6:30pm EST